

Local Market Update for August 2021

A RESEARCH TOOL PROVIDED BY THE INDIANA ASSOCIATION OF REALTORS®

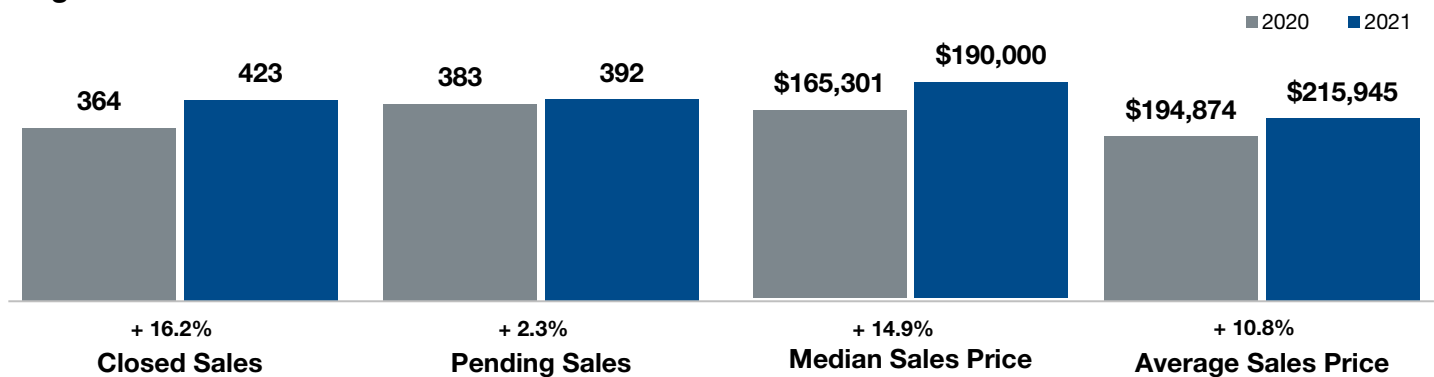


St. Joseph County

Key Metrics	August			Year to Date		
	2020	2021	Percent Change	Thru 8-2020	Thru 8-2021	Percent Change
New Listings	436	416	- 4.6%	2,966	3,151	+ 6.2%
Closed Sales	364	423	+ 16.2%	2,419	2,656	+ 9.8%
Median Sales Price	\$165,301	\$190,000	+ 14.9%	\$154,950	\$172,000	+ 11.0%
Percent of Original List Price Received*	99.6%	101.0%	+ 1.4%	98.2%	100.5%	+ 2.3%
Months Supply of Inventory	1.7	1.2	- 29.4%	--	--	--
Inventory of Homes for Sale	509	396	- 22.2%	--	--	--

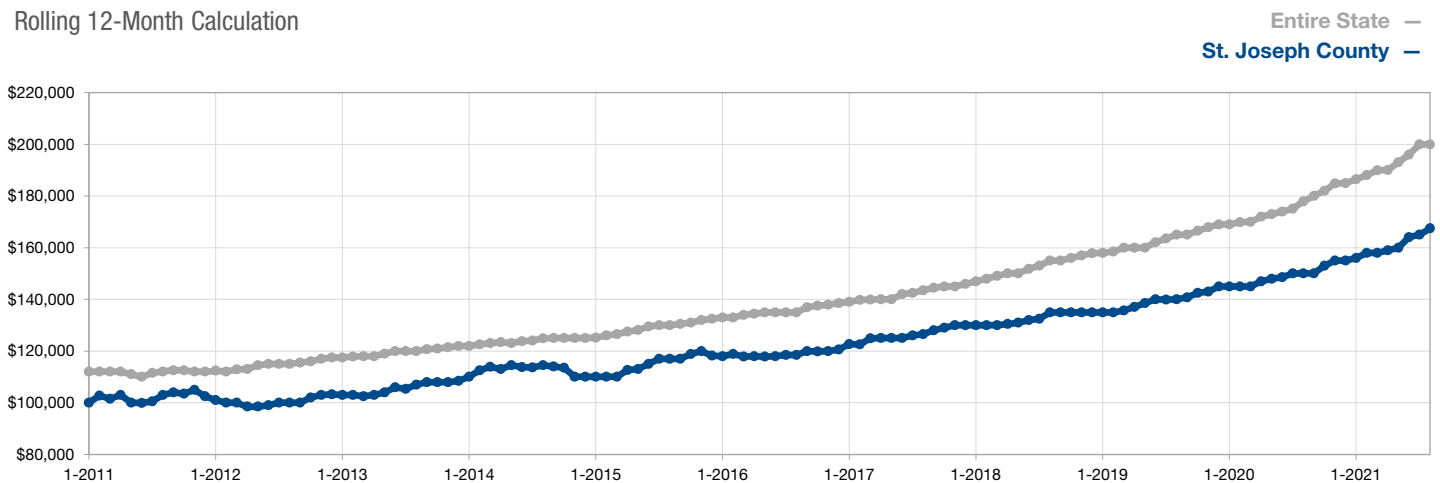
* Does not account for list price from any previous listing contracts. | Activity for one month can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.